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BUILDING FOR INDUSTRY

WEBB & KNAPP INDUSTRIAL DEVELOPMENTS

A DIVISION OF WEBB & KNAPP (CANADA) LIMITED

JUN 20 1973

Webb & Knapp (Canada) Limited's

INDUSTRIAL CONSTRUCTION SERVICE

EXPERIENCE

Experience gained in the construction industry throughout the country, from Montreal to Vancouver, is shown by the fact that four million square feet of industrial space for over 200 client companies has been carried out by Webb & Knapp (Canada) Limited or its affiliated companies.

SITE LOCATIONS

Canada's most strategic locations for industry are available to clients of Webb & Knapp, either as "spot" locations or within its great industrial parks across Canada.

ARCHITECTURE

Webb & Knapp's associated architects consult with the executives and plant manager of client companies, produce a sketch plan, co-ordinate the mechanical and structural design to specifications, and produce working drawings which ensure a plant layout which will result in the best flow of work, the finest office arrangements, and combine economy with efficiency. Contact is maintained between client and architect throughout the progress of construction.

ENGINEERING

Engineering methods and procedures are under constant study by Webb & Knapp's consulting structural and mechanical engineers,

who work in close contact with the architects. This is where wide experience works to the benefit of clients by ensuring that each new building incorporates the best and the most economical, while meeting special requirements such as floor loading, ceiling heights, column spacing, and shipping facilities, etc.

CONSTRUCTION

A Webb & Knapp Project Manager and an experienced resident superintendent are appointed as soon as a contract is signed, the latter directing all operation of the job site with the object of ensuring that specifications are met. The closest liaison is at all times maintained between the client's representatives and those responsible for actual construction.

FINANCING

Flexibility of Webb & Knapp's Industrial Construction Service allows a client to choose between lease or purchase of his building. The former has attractive taxation benefits and leaves important capital free to invest in equipment or inventory.

PROMOTION

Assistance in publicity, public relations and promotion is available to clients by means of interim illustrated reports, brochures, announcement cards, press releases, etc.

BEIQUE ESTATE INDUSTRIAL PARK MONTREAL

LOCATION

The 29-acre Beique Estate Industrial Park lies in the Cite de la Salle on one of the few remaining not fully developed areas in Greater Montreal, to the southwest of the city, close to the St. Lawrence River. It is 7 miles from Dominion Square.

COMMUNICATIONS

Connecting the park east to Montreal are (from north to south)—Upper Lachine Road, Newman Avenue and the Boulevard de la Salle. The St. Lawrence River is traversed by the adjacent Mercier road bridge, and by the St. Lawrence railway bridge.

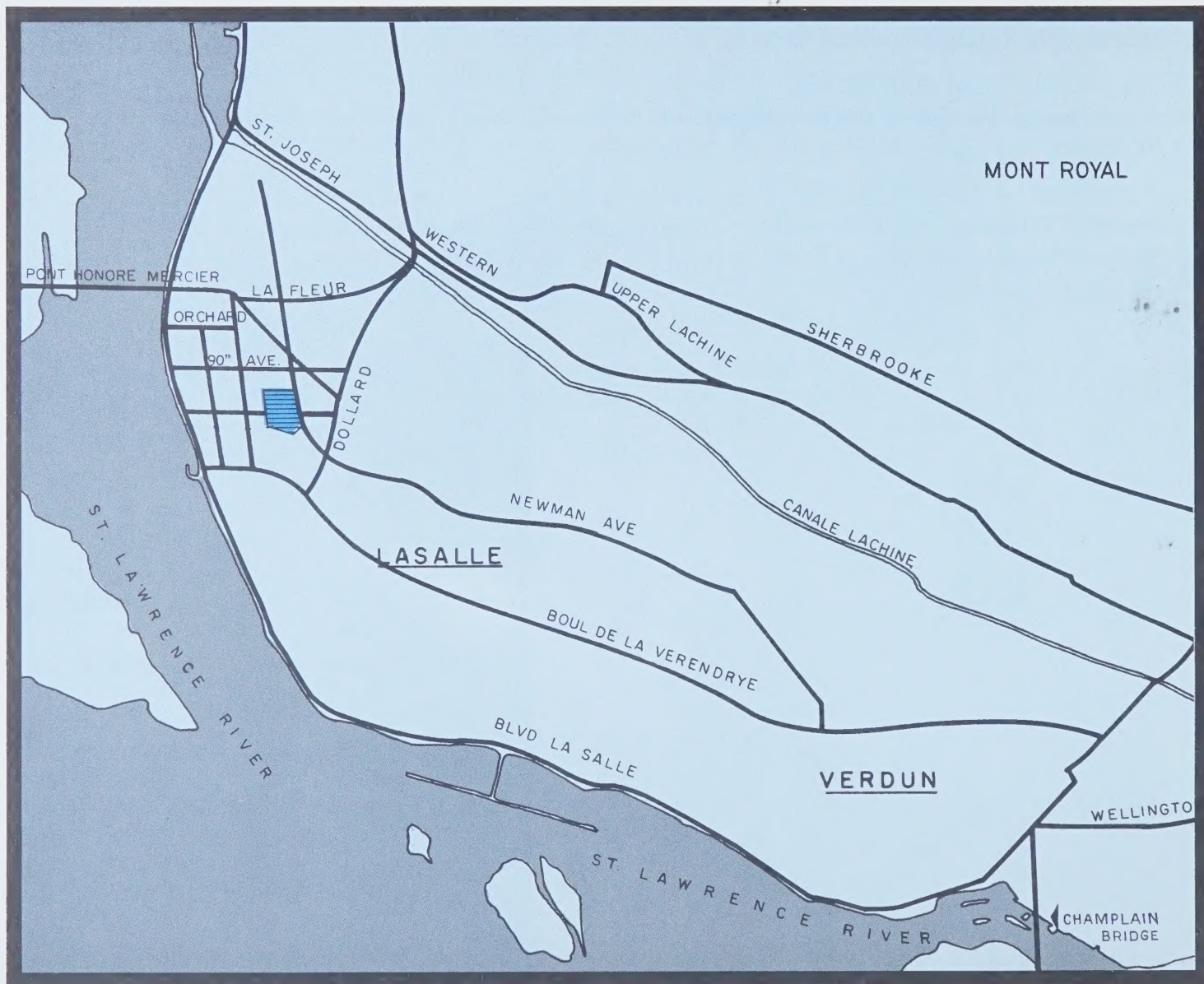
There is bus transportation to and from downtown, and main trucking routes traverse the area.

C.P.R. tracks flank the park.

Waterfront trans-shipment points are available in nearby La Prairie Basin for Montreal Harbour and the St. Lawrence Seaway.

FACILITIES

- (a) Electricity and water
- (b) Sanitary and storm sewers
- (c) Paved and curbed interior roads
- (d) Street lighting
- (e) Sidewalks
- (f) Labour pool of 200,000 within 3 miles
- (g) Prestige neighbours (Seagrams, Labatts, Standard Brands, etc.)



SAINT LAURENT INDUSTRIAL PARK MONTREAL

LOCATION

The St. Laurent Industrial Park is strategically situated between the City of Montreal and the International Airport, in the Cite de St. Laurent. It has a wide frontage on the south side of the important Cote de Liesse highway. It is just over 8 miles from the downtown centre of Montreal and 2½ miles from Dorval Airport.

SIZE

The Park totals 93.5 acres in size some 50% of which has to-date been developed. Buildings totalling 450,000 sq. ft. have been erected, or are under construction, on the estate.

COMMUNICATIONS

The Cote de Liesse highway, on to which the Park faces, is paved, divided, four-laned road and one of Montreal's major east-west routes.

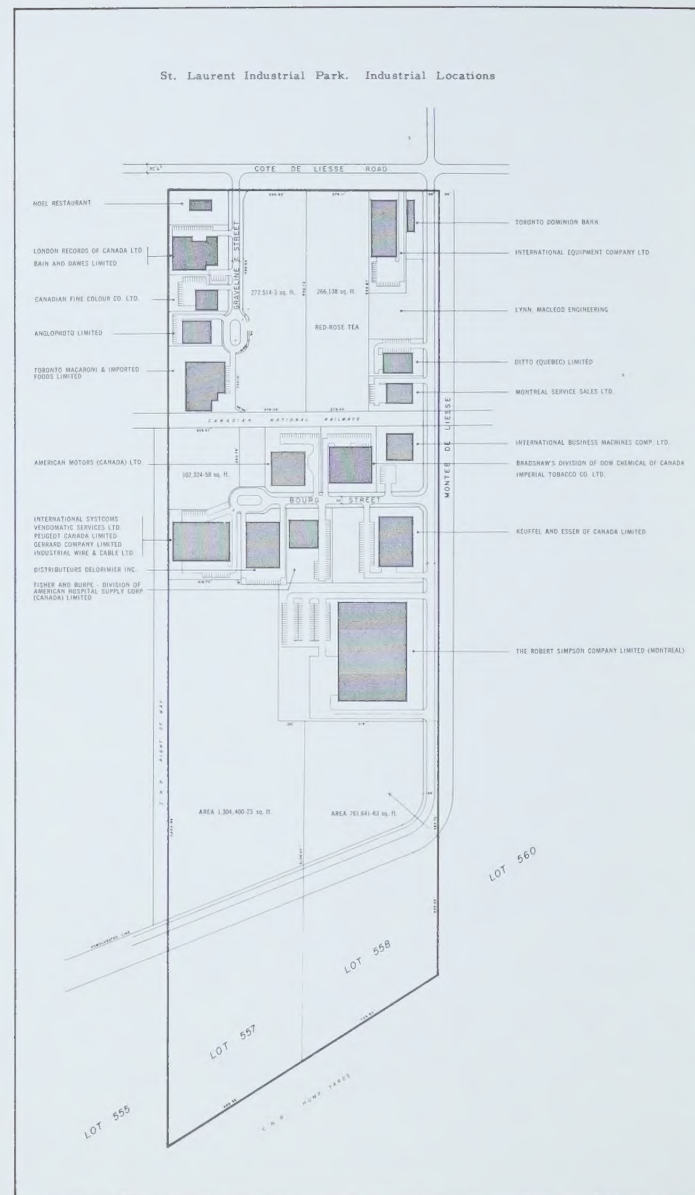
Canadian National Railway tracks traverse the estate parallel to the Cote de Liesse Road. Spur lines to individual lots can be made available.

Bus services are provided on the Cote de Liesse from Jean Talon terminus and Ste. Croix.

FACILITIES

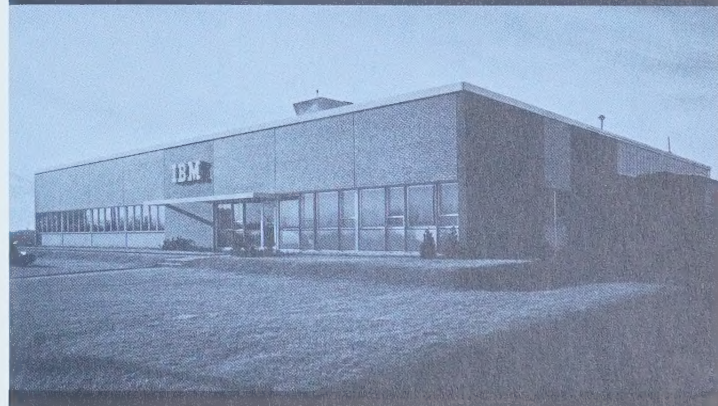
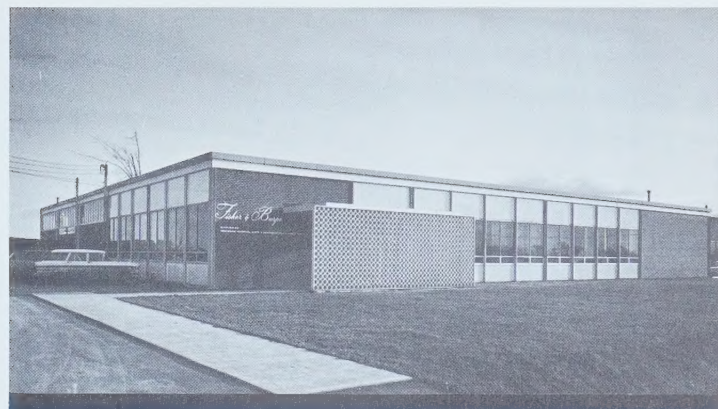
- (a) Electricity, gas and water
- (b) Sanitary sewers
- (c) Paved interior roads
- (d) Street lighting

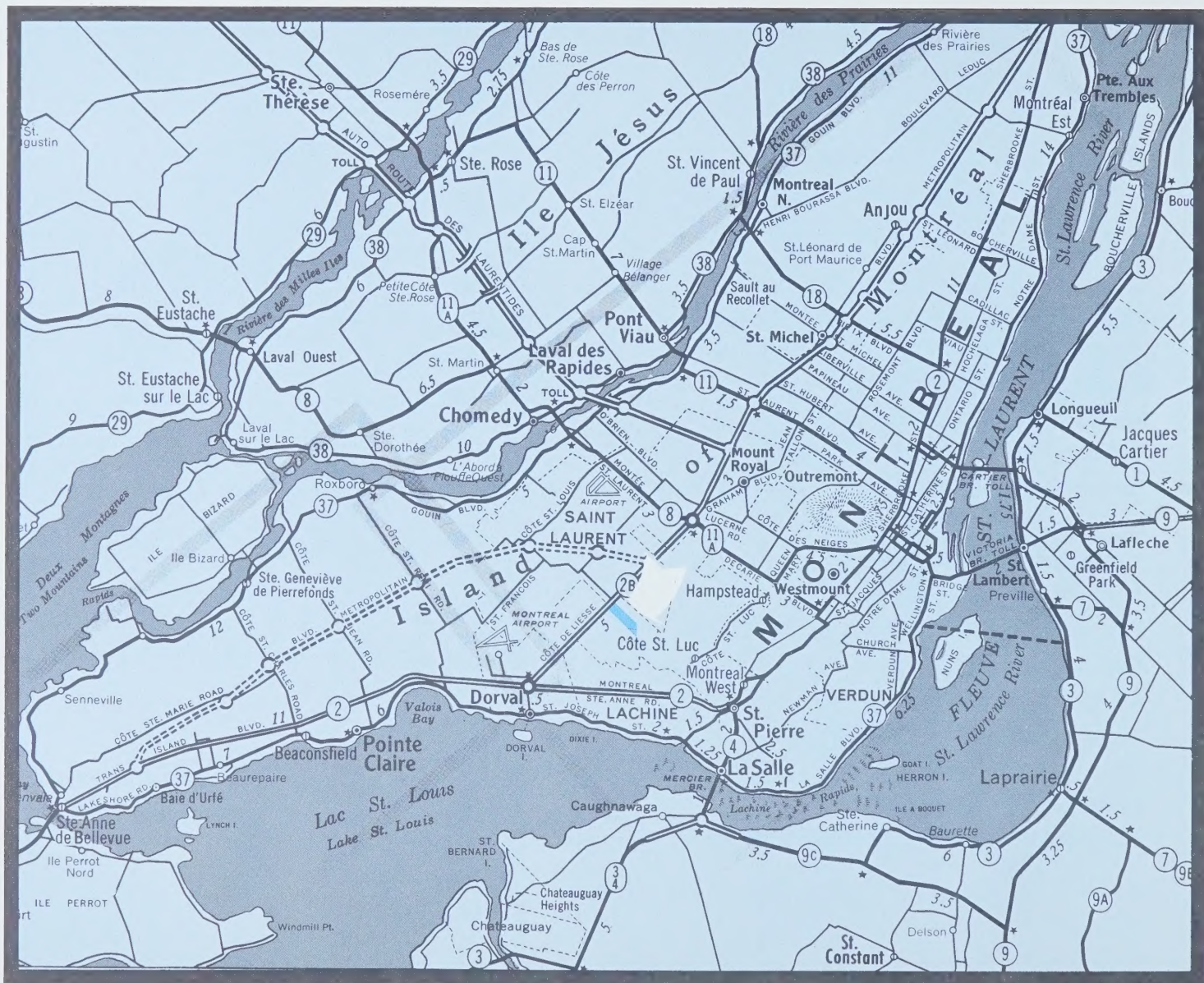
SAINT LAURENT INDUSTRIAL PARK



List of Industries Located in Saint Laurent Industrial Park

International Equipment Co. Ltd.
Ditto (Quebec) Limited
Montreal Service Sales Ltd.
International Business Machines Co. Ltd.
Bradshaw's Division of Dow Chemical
of Canada
Keuffel & Esser of Canada Limited
Fisher & Burpe — Division of the American
Hospital Supply Corp'n (Canada) Ltd.
Distributeurs Delorimier Inc.
Vendomatic Services Limited
Peugeot Canada Ltee
Gerrard Company Limited
Industrial Wire & Cable Ltd.
International Systcoms Ltd.
American Motors (Canada) Ltd.
Toronto Macaroni & Imported Foods Ltd.
Anglophoto Ltd.
Canadian Fine Color Co. Ltd.
London Records of Canada Ltd.
Bain & Daws Limited
Imperial Tobacco Co. Ltd.
The Robert Simpson Montreal Limited





FLEMINGDON PARK INDUSTRIAL ESTATE TORONTO

LOCATION

The Flemingdon Park 100-acre Industrial Estate is located at the geographic centre of Metropolitan Toronto within its fastest expanding municipality and is one of the top prestige industrial sites available—adjacent to Leaside, Don Mills and the Golden Mile.

COMMUNICATIONS

Excellent communications serve the estate. Facing on the strategic east-west Eglinton Avenue (with one fare bus service to the subway) it is flanked on the east by the newly constructed 6-lane Don Valley Expressway, which brings downtown Toronto within 15 minutes drive, and which will connect northward with the important Highway 401. On the west, another north-south artery, the Don Mills Road flanks the property.

A C.P.R. siding, with inter-switching facilities to the C.N.R., forms the northerly boundary of the estate.

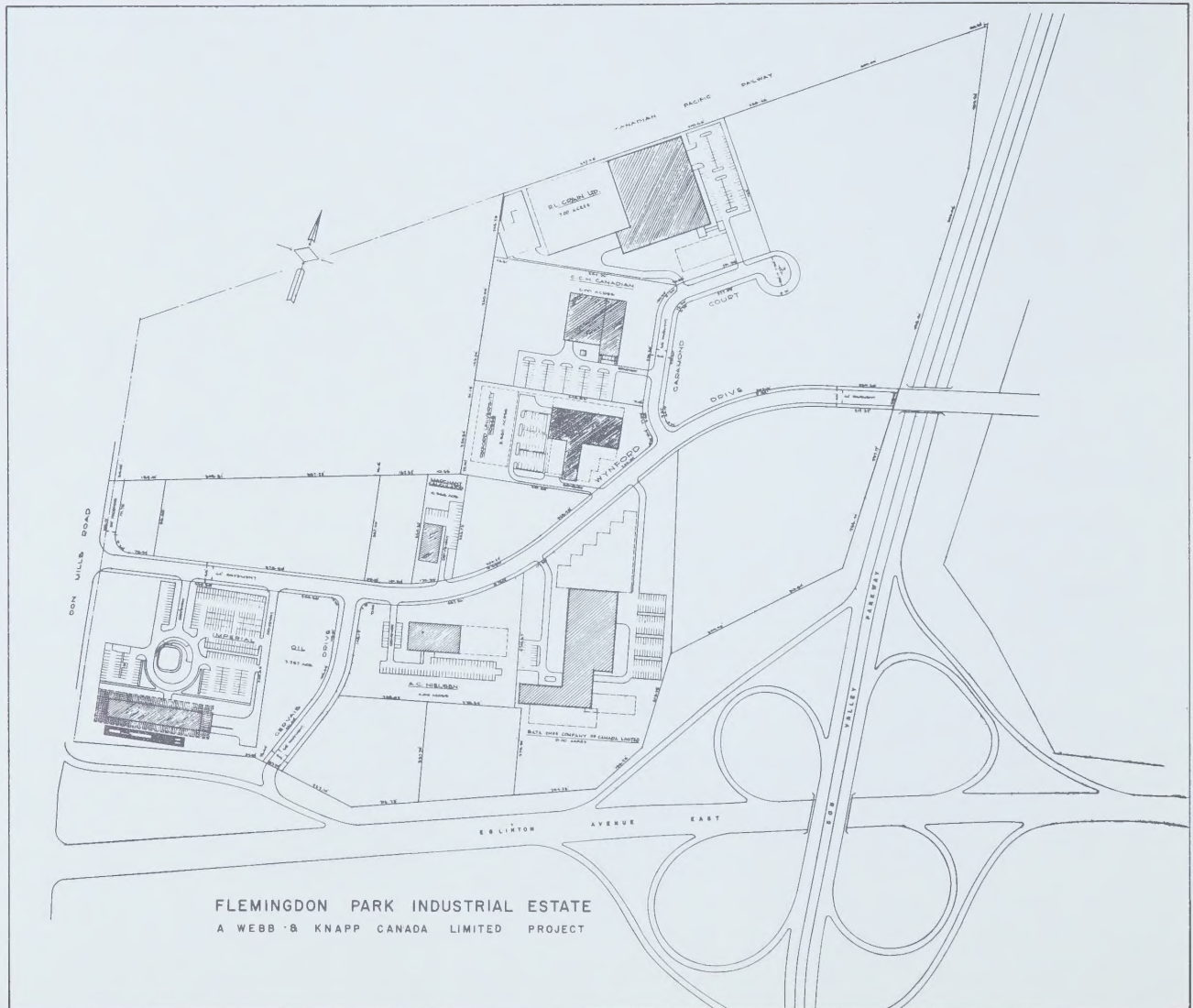
FACILITIES

- (a) Electricity, gas and water
- (b) Sanitary and storm sewers
- (c) Paved and curbed interior roads
- (d) Street lighting
- (e) Sidewalks
- (f) Landscaping
- (g) Underground hydro-electric and telephone wiring
- (h) Prestige neighbours

AMENITIES

The Industrial Estate is part of Webb & Knapp (Canada) Limited's 600-acre integrated estate of Flemingdon Park. This estate offers exceptional amenities to incoming industry by providing multiple housing in all rental ranges, a golf course, shopping centre, school, swimming, tennis and a planned hotel-motel.

FLEMINGDON PARK INDUSTRIAL ESTATE



**List of Industries Located in
Flemingdon Park**

Imperial Oil Limited

Bata Shoe Co. of Canada Ltd.

C. C. H. Canadian Limited

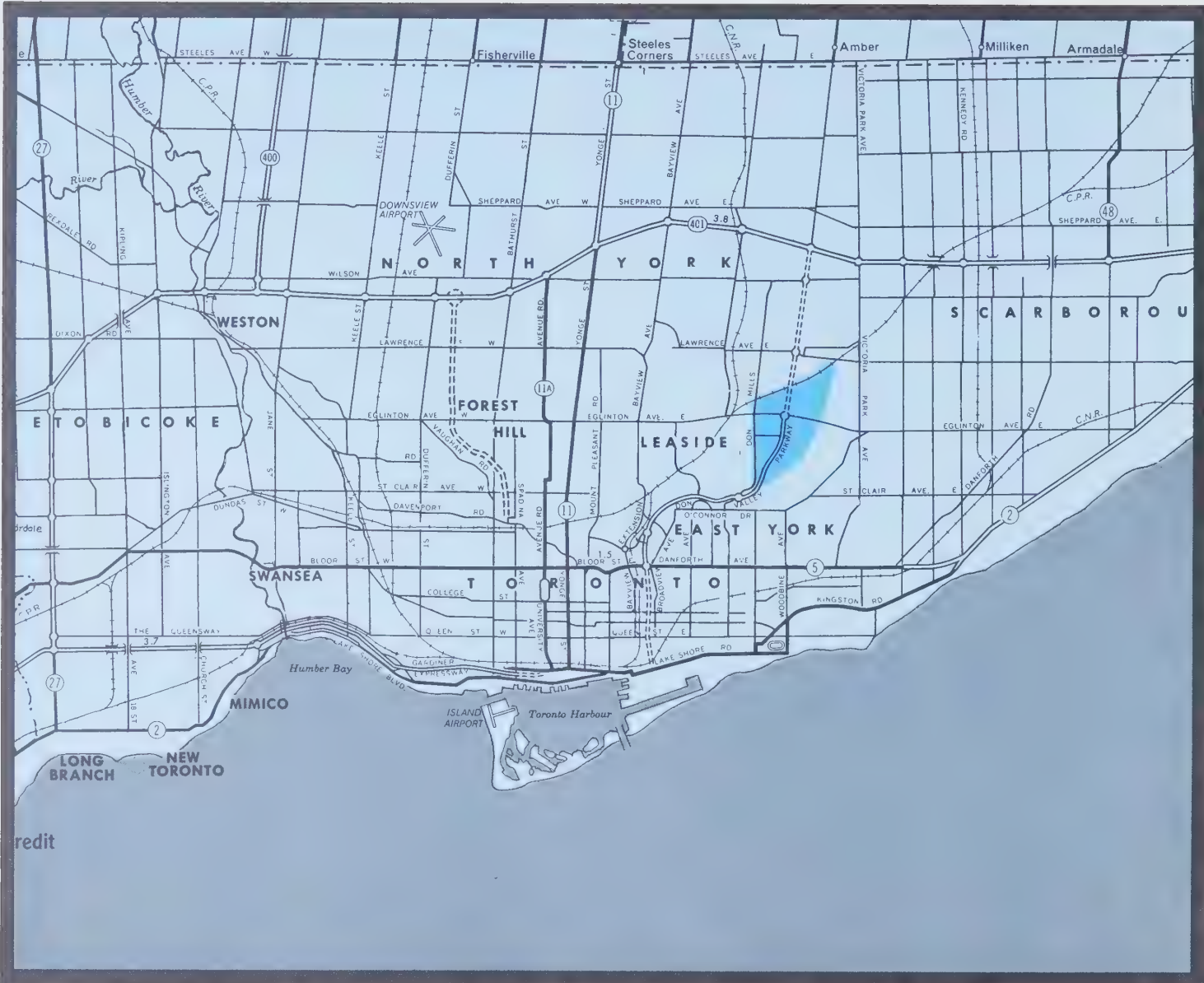
Oxford University Press

Nielsen Co. of Canada Ltd.

Marchant Calculators Ltd.

R. L. Crain Limited





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LAKE-CITY INDUSTRIAL PARK

BURNABY, VANCOUVER

LOCATION

The 640-acre Lake-City Industrial Park is 11 miles due east (20-25 minutes travelling time) from the City centre of Vancouver, in the heart of Burnaby Municipality. It is readily accessible to all parts of the lower mainland where, within a radius of 75 miles, 85% of B.C.'s population is situated.

COMMUNICATIONS

The important east-west arteries of Broadway and Lougheed form the northerly and southerly boundaries of the estate and connect Lake-City both with downtown to the west and the main exits to the Metropolitan Vancouver on the east. Fast north-south travel is available on Sperling Avenue and North Road.

Three Railways: C.P.R., C.N.R., Great Northern. There is a regular bus service to city.

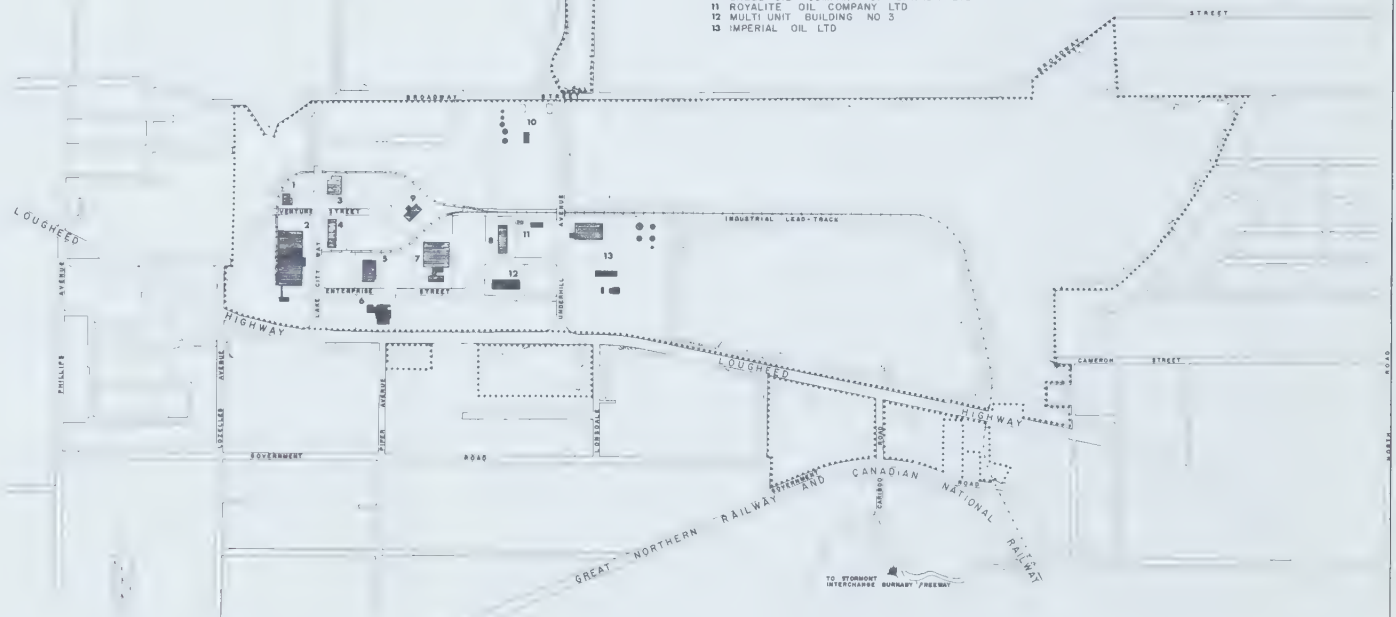
FACILITIES, AMENITIES

- (a) Electricity, gas and water
- (b) Sanitary and storm sewers
- (c) Paved and curbed interior roads, 60 ft. minimum width
- (d) Street lighting
- (e) Landscaping with set-backs
- (f) Local labour pool of 100,000
- (g) Prestige neighbours

LAKE-CITY INDUSTRIAL PARK

LEGEND

- 1 G F STERNE & SONS LTD
- 2 KELLY DOUGLAS & COMPANY LTD
- 3 WESTERN VINEGARS LTD
- 4 MULTI-UNIT BUILDING NO 1
- 5 WESTMINSTER FOODS LTD
- 6 VANTEL BROADCASTING COMPANY LTD
- 7 OVERWAITEA LTD & TYNANS' KANT-SAG LTD
- 8 VOLKSWAGEN (CANADA) LTD
- 9 COAST STEEL FABRICATORS LTD
- 10 SHELL OIL COMPANY OF CANADA LTD
- 11 ROYALITE OIL COMPANY LTD
- 12 MULTI-UNIT BUILDING NO 3
- 13 IMPERIAL OIL LTD



AREA 640 ACRES

LAKE CITY INDUSTRIAL PARK

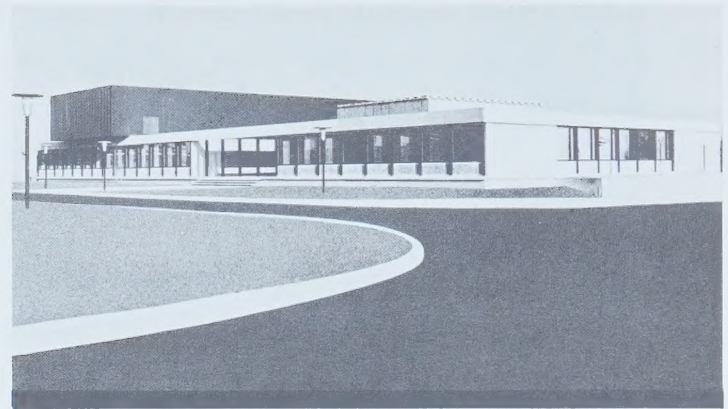
A WEBB AND KNAPP (CANADA) LIMITED PROJECT.

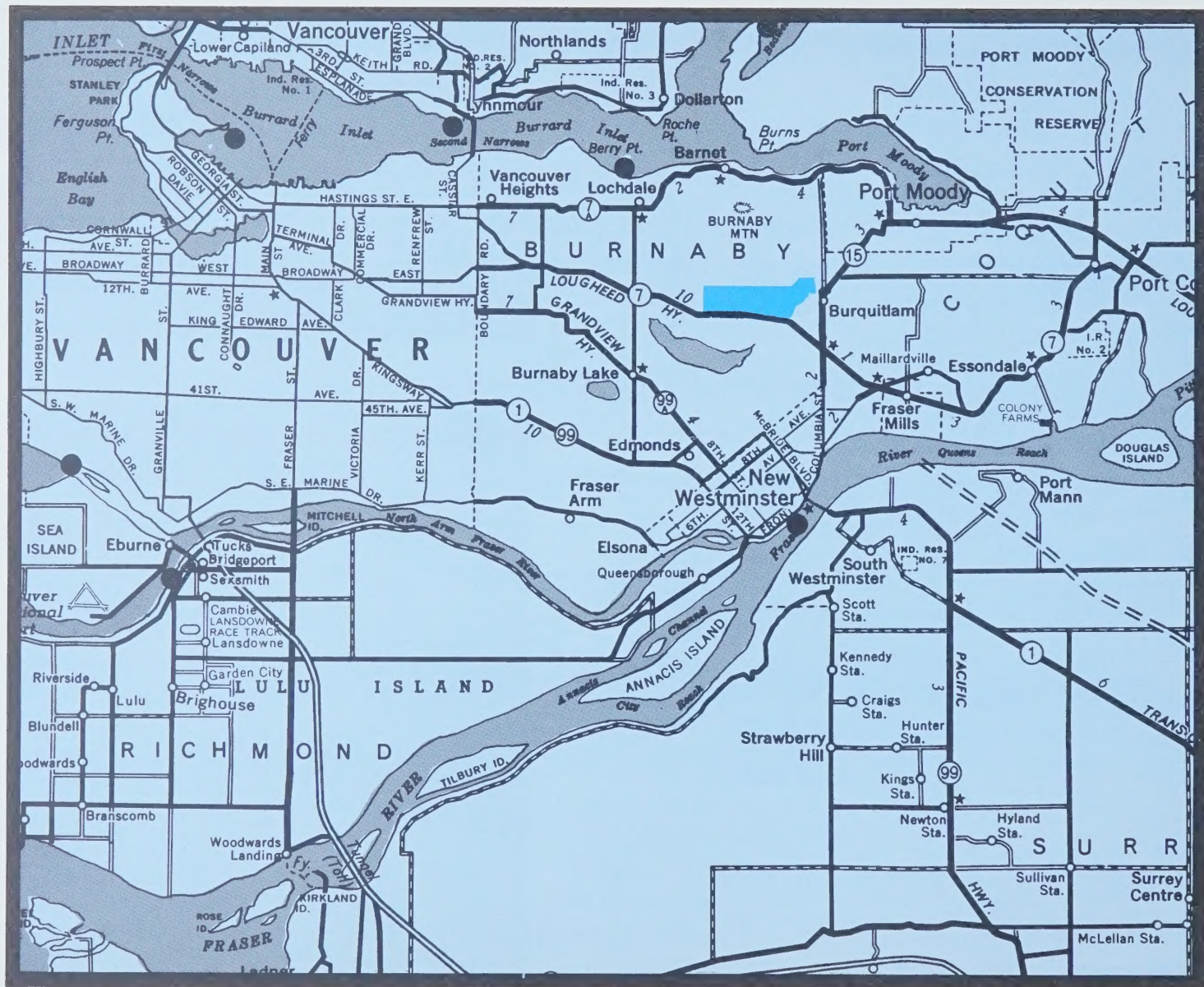
NOVEMBER 1962

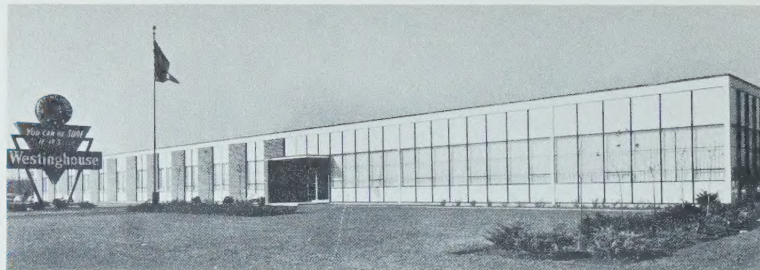
BURNABY, B C

List of Industries Located in Lake-City Industrial Park

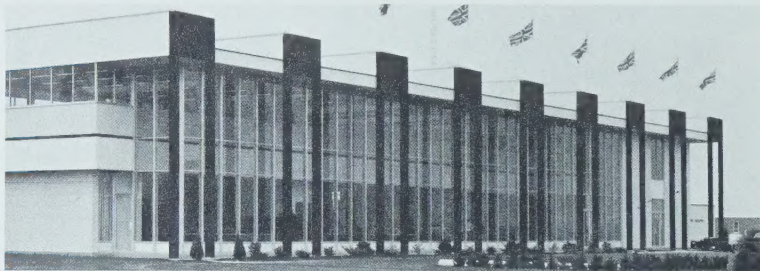
Arthur Angell & Co. Ltd.
David H. Burnett & Associates
Coast Steel Fabricators Ltd.
Hardfacing Alloys Company Ltd.
Imperial Oil Limited
Kelly Douglas & Company Ltd.
Research Industries Ltd.
Royalite Oil Co. Ltd.
London Records
Edward Lipsett Ltd.
Shell Oil Co. of Canada Ltd.
Square 'D' Company (Canada) Ltd.
G. F. Sterne & Sons Ltd.
Texal Limited
Tynan's Ltd.
Vantel Broadcasting Co. Ltd.
Volkswagen of Canada Ltd.
Western Vinegars Ltd.
International Fibercraft Systems Ltd.



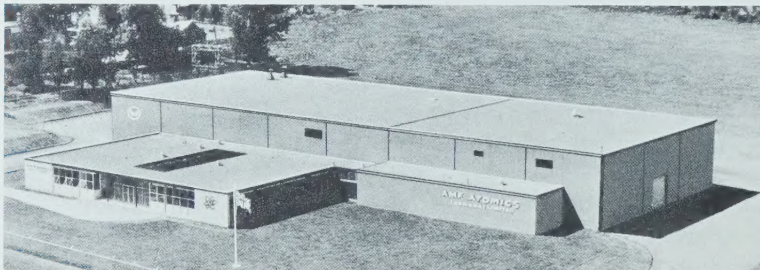




CANADIAN WESTINGHOUSE CO. LTD.



FEDERAL EQUIPMENT OF CANADA LIMITED



AMF ATOMICS (CANADA) LIMITED

WEBB & KNAPP INDUSTRIAL DEVELOPMENTS

A DIVISION OF WEBB & KNAPP (CANADA) LIMITED

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